

TRANSFER
TAX
PAID

KNOW ALL MEN BY THESE PRESENTS,

016197

THAT I, STEVEN M. OLIVEIRA, of Waterville, County of Kennebec and State of Maine,In Consideration of ONE DOLLAR (\$1.00) and other valuable considerations, paid by MICHAEL J. TABONE, of Woodland, County of Aroostook and State of Maine and whose mailing address is RR 2, Box 149, Woodland, Maine 04694the receipt whereof I do hereby acknowledge, do hereby give, grant, bargain, sell and convey, WITH WARRANTY COVENANTS, unto the said MICHAEL J. TABONE, his heirs and assigns forever,

A certain lot or parcel of land, with any buildings thereon, located at 8 Evergreen Drive, Unit #8, Ridgewood East Townhouse Condominium, Waterville, in the County of Kennebec and State of Maine, as more fully described as follows:

The Unit known as Unit #8 in RIDGEWOOD EAST TOWNHOUSE CONDOMINIUM, located in Waterville, County of Kennebec and State of Maine, as shown on the Condominium Plat by Webster, Baldwin, Rohman, Day and Czarniecki, entitled "Ridgewood East Townhouse Condominiums" and filed in the Kennebec County Registry of deeds in Plan File #E-87017. Specific reference is made to the RIDGEWOOD EAST TOWNHOUSE CONDOMINIUM Declaration under the Maine Condominium Act of the Revised Statutes of the State of Maine, which Declaration is dated January 28, 1987 and is recorded in said Registry of Deeds in Book 3101, Page 308, as amended by Amendment dated August 3, 1987 and recorded in said Registry in Book 3207 Page 112 and the same is incorporate by reference herein. The aforesaid Plat is Exhibit C to the Declaration. Plans of the Unit (and the other Units in the Condominium) are Exhibit D to the Declaration and are recorded in said Registry in Plan Files #E-87018, E-87019, and E87020.

Any and all rights, easements, privileges and appurtenances belonging to the Unit are hereby conveyed. This conveyance is subject to the terms, conditions, agreements, covenants, restrictions, obligations and easements contained or referred to in the above-referenced Declaration.

Being the same premises conveyed to the herein Grantor by Warranty Deed of FSD Associates, Inc. dated September 8, 1987 and recorded in the Kennebec County Registry of Deeds at Book 3229 Page 044.

32-65-8
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IN WITNESS WHEREOF, I, the said STEVEN M. OLIVEIRA has hereunto set my hand and seal this 28th day of June, 1996.

32-65-8

Signed, Sealed and Delivered
in the presence of:

Dennis W. Matthews
Witness

Steven M. Oliveira
STEVEN M. OLIVEIRA

ACKNOWLEDGEMENT

STATE OF MAINE
KENNEBEC, ss.

June 28, 1996

Personally appeared the above named STEVEN M. OLIVEIRA and acknowledged the foregoing instrument to be his free act and deed.

Dennis W. Matthews
NOTARY PUBLIC
DENNIS W. MATTHEWS
NOTARY PUBLIC, MAINE
MY COMMISSION EXPIRES MAY 17, 2000

(print name)

reltabone.dee

RECEIVED KENNEBEC SS.

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ATTEST: Dennis W. Matthews
REGISTER OF DEEDS